



For Sale

Apartment

4 Salamanca Place | London | SE1

£2,250 Per Month |

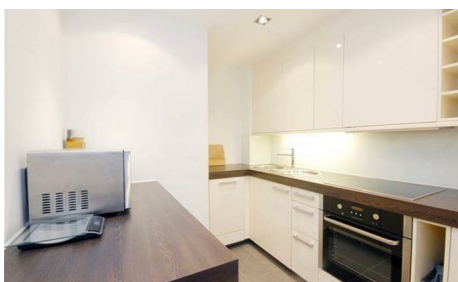
1 Receptions | 1 Bedroom | 1 Bathroom

- Luxury Riverside Development
- Spacious One Double Bedroom
- Reception Room / Open Plan
- Sleek Modern Kitchen with Integrated Appliances
- Chic Modern Bathroom
- Modern Fxtures and Fittings installed throughout
- Close to Local Transport Links and Amenities
- Access to Roof Terrace

FREEDOM TO MOVE



Hawks





Nestled in the heart of London on Salamanca Place, this exquisite one-bedroom flat offers a perfect blend of modern living and prime location available to rent immediately!

The property features a spacious reception room that seamlessly integrates with a contemporary kitchen, creating an inviting space ideal for both relaxation and entertaining.

The flat is designed with good-sized rooms that provide ample natural light, enhancing the overall ambiance. The chic modern bathroom is fitted with stylish fixtures, ensuring a comfortable and luxurious experience.

Situated within a riverside development, this property is excellently positioned for those wishing to explore the vibrant surroundings of Westminster, Vauxhall, Waterloo and the picturesque River Thames. With convenient transport links nearby, commuting and accessing the wider city is effortless.

This flat is an ideal choice for individuals or couples seeking a stylish urban retreat in one of London's most sought-after areas. Don't miss the opportunity to make this charming property your new home!

Council Tax Band D - Lambeth Council

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	78	78
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Accuracy: References to the Tenure of a Property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. Items shown in photographs including, but not limited to, carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. Sonic / laser tape: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. All measurements: All measurements are approximate. Services not tested: The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. Mortgage & financial advice: The Hawks mortgage service is provided by London & Country Mortgages the UK's largest independent fee-Free mortgage broker, of Beazer House, Lower Bristol Road, Bath, BA2 3BA. Authorised and regulated by the Financial Conduct Authority. Their FCA number is 143002. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full written quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18. If you are making a cash offer, we shall require written confirmation of the source and availability of your funds in order that our client may make an informed decision.



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